

**DRAFT STATEMENT OF PROCEEDINGS FOR THE  
REGULAR MEETING OF THE  
CITY OF HUNTINGTON PARK OVERSIGHT BOARD**

**CITY OF HUNTINGTON PARK  
CITY COUNCIL CHAMBERS  
6550 MILES AVENUE  
HUNTINGTON PARK, CALIFORNIA, 90255**

**Wednesday, October 24, 2012**

**3:30 P.M.**

AUDIO LINK FOR THE ENTIRE MEETING. (12-5204)

**Attachments:**    [AUDIO](#)

**I. CALL TO ORDER**

Rhonda Rangel, Oversight Board Staff, called the meeting to order at 3:46 p.m.

**II. ROLL CALL**

Rhonda Rangel, Oversight Board Staff, called the roll.

Present: Board Member Eduardo Adame, Board Member Yolanda Duarte, Board Member Albert Fontanez, Board Member Richard Verches and Chair Elba Guerrero

Absent: Board Member Luis Buendia and Board Member Teresa Villegas

Rene Bobadilla introduced himself as the new Executive Director to the Huntington Park Successor Agency and briefly explained his role with the Agency.

**III. ADMINISTRATIVE MATTERS**

1. Recommendation: Approve the Statement of Proceedings of August 8, 2012. (12-4860)

**On motion of Board Member Fontanez, seconded by Board Member Adame, unanimously carried (Board Members Verches, Buendia and Villegas being absent), the Board approved the August 8, 2012 Statement of Proceedings.**

**Attachments:**    [SUPPORTING DOCUMENT](#)

2. Recommendation: Approve the Statement of Proceedings of August 27, 2012. (12-4861)

**On motion of Board Member Fontanez, seconded by Board Member Duarte, unanimously carried (Board Members Verches, Buendia and Villegas being absent), the Board approved the August 27, 2012 Statement of Proceedings.**

**Attachments:**      **SUPPORTING DOCUMENT**

- ### 3. Election of Vice-Chair for the Oversight Board. (12-4932)

Chair Guerrero opened the floor for Vice-Chair nominations. Board Member Verches arrived during this time.

**On motion of Chair Guerrero, seconded by Board Member Fontanez, duly carried by the following vote (Board Members Buendia and Villegas being absent), the Board elected Board Member Duarte as Vice Chair:**

**Ayes: 5 - Board Member Adame, Board Member Duarte, Board Member Fontanez, Board Member Verches and Chair Guerrero**

**Absent: 2 - Board Member Buendia and Board Member Villegas**

## IV. REPORTS

4. Report on Disposition Strategies Regarding Inventory of Properties Owned by the Former Community Development Commission of the City of Huntington Park.  
(12-4870)

Fernanda Palacios, Project Manager, provided a report on the Disposition Strategies the Successor Agency is undertaking regarding inventory of properties owned by the former Community Development Commission of the City of Huntington Park. Ms. Palacios provided background information on each of the properties and informed the Board that staff intends on preparing a management plan for the disposition of the properties upon receipt of a Certificate of Completion.

Board Member Adame questioned whether staff had any appraisal costs for each of the properties.

Rene Bobadilla, Executive Director, stated that upon the request and approval of the Board, Successor Agency Staff can begin taking the necessary steps on acquiring appraisers to appraise the said properties.

Chair Guerrero suggested that staff proceed with the process of acquiring appraisers and recommended that the Board make a motion to first add the item to the agenda so that the Board Members would be allowed to discuss and

take any necessary action.

Recommendation: Make a finding pursuant to Government Code Section 54954.2(b)(2) that there is a need to take immediate action and that the need for action came to the attention of the Board subsequent to the agenda being posted as specified in Section 54954.2(a).

**On motion of Vice Chair Duarte, seconded by Board Member Adame, unanimously carried (Board Members Buendia and Villegas being absent), the Board approved for the item to be added to the October 24, 2012 agenda to allow for discussion.**

Rene Bobadilla, Executive Director, requested that the Board authorize staff to continue with other measures of the Dissolution Act; to dispose of real property, and begin with the necessary actions of acquiring appraisers that would appraise the properties owned by the Successor Agency. Mr. Bobadilla assured the Board that the cost amount would not exceed \$15,000.

**On motion of Board Member Adame, seconded by Board Member Fontanez, duly carried by the following vote (Board Members Buendia and Villegas being absent), the Board directed Successor Agency staff to proceed with the steps of acquiring appraisers to appraise the said properties, using the City of Huntington Park's procurement process:**

**Ayes: 5 - Board Member Adame, Board Member Duarte, Board Member Fontanez, Board Member Verches and Chair Guerrero**

**Absent: 2 - Board Member Buendia and Board Member Villegas**

**Attachments:**    [\*\*SUPPORTING DOCUMENT\*\*](#)

5. Status Report Regarding Due Diligence Review Pursuant to AB 1484. (12-4871) Fernando Palacios, Project Manager, provided a status update on the Due Diligence Review (DDR) for both the Housing and Non-Housing Funds and explained that staff was not able to meet the October 15, 2012 deadline of submitting the approved Housing DDR to the Department of Finance (DOF). Ms. Palacios stated that Vazquez & Company, LLP, was acquired to perform both DDR reports and indicated that the report for the Housing items is expected to be ready by November 1, 2012. She further noted that the DDR for the Non-Housing Funds will be due on December 15, 2012.

**By Common Consent, there being no objection (Board Member Buendia and Villegas being absent), the Board received and filed the staff report.**

Attachments:    [SUPPORTING DOCUMENT](#)

## **V. MISCELLANEOUS**

6. Matters not on the posted agenda (to be presented and placed on the agenda of a future meeting). (12-4866)

The Board agreed to hold tentative dates for the upcoming meetings that are required as part of the Due Diligence Review (DDR) process for the Housing funds.

- November 7, 2012 to review the DDR and open the Public Comment Session
- November 14, 2012 to close Public Comment Session and approve the DDR

7. Public Comment (Opportunity for Members of the Public to Address the Board on Items of Interest that are Within the Jurisdiction of the Board). (12-4867)

**There was no public comment.**

8. Chair and Board Member Comments. (12-4869)

**There were no comments.**

9. Adjournment of the Regular Meeting of October 24, 2012. (12-4868)

**The meeting adjourned at 4:13 p.m.**